

GREGORY K. BYNUM

BOOK 893 PAGE 1

hereinafter designated as GRANTOR; EDGAR SUGGS JR

Trustee, hereinafter designated as TRUSTEE; and FIRST FAMILY FINANCIAL SERVICES, INC.

hereinafter, together with Assignees, designated as Beneficiary,

WITNESSETH: THAT WHEREAS, Grantor is indebted to the Beneficiary in the principal sum of \$ before addition of precomputed charges, evidenced by a promissory note of even date herewith payable to the order of Beneficiary bearing interest at the rate specified therein, being payable in monthly installments with the final installment being due on the day of , 19 , (the "Note") and which note authorizes the acceleration of the indebtedness if any installment be not paid when due.

NOW THEREFORE, Grantor being desirous of securing payment of said indebtedness when due does hereby convey and warrant to the said Trustee the following described property situated in the County of and State of Mississippi, to-wit:

Lot 367, Section "B" Eastover Subdivision, situated in Section 29, Township 1 South, Range 6 West, Desoto County, Mississippi as per Flat recorded in Plat Book 12, Pages 36-38 Chancery Clerk's Office, Desoto County, Mississippi.

This being the same property conveyed to Gregory K Bynum, from Eleanor A. Flynn and Paul David Flynnm by deed dated April 23, 1993, recorded April 28, 1993 in Book 256, Page 568, recorded in the office of the Chancery Clerk of DeSoto County, Mississippi.

Parcel No: 1069-2906.0-00367.00

Property also known as: 7245 English Oak, Olive Branch, Mississippi, MISSISSIPPI

STAT MS. - DESOTO CO.
MAR 14 11 44 AM '97

BK 893 PG 1
W.E. DAVIS CH. CLK.

It is agreed and understood that Grantor will pay all taxes and other liens on said property as same fall due, and will effect and maintain insurance on any building located on said property in the sum of not less than the amount of the indebtedness secured hereby, with loss payable clause in favor of Beneficiary as his interest may appear, failing in which, Beneficiary may, at his option, effect and maintain such insurance, pay all past due taxes and/or other prior liens, and any sum of money so paid out by him on insurance, taxes or past due liens that pertain to this instrument, shall become and be a part of the indebtedness herein secured, and may be declared immediately due and become a default hereunder the same as though it was the principal indebtedness.

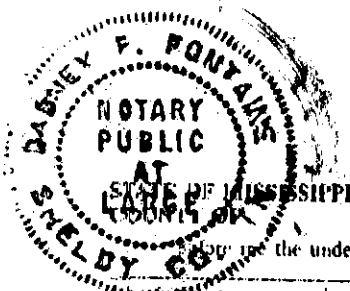
IN TRUST, if at any time any part of said indebtedness or any interest thereon shall be past due and unpaid, or other default made, Beneficiary may declare all of said indebtedness secured hereby immediately due, and Trustee shall, on demand of Beneficiary, proceed to sell said property on any regular day, at the Court House door of County, Mississippi, at public outcry to the highest bidder for cash, within legal hours, after giving notice of the time, place and terms of sale as provided by law, and out of the proceeds of said sale Trustee shall first pay all expenses of conducting the sale and of executing the trust herein, next the amount of indebtedness remaining unpaid, whether or not all be then due, and the balance of the proceeds, if any, shall be paid to the undersigned. Trustee herein shall have the option of selling personal property covered hereby at the Court House door as set out herein or at the location of said personal property and also the option of obtaining possession of such personal property after default hereunder either before or after proceeding with and/or consummation of sale hereunder. Beneficiary shall have the same right to purchase the property at the foreclosure sale as would a purchaser who is not a party to this Deed of Trust.

It is hereby agreed that Beneficiary may, at his pleasure, appoint in writing another Trustee in the place of the one herein named or for any substitute Trustee, and who, when so appointed, shall have all the powers and duties as are conferred upon the Trustee herein named.

It is agreed by Grantor that this deed of trust is to secure the payment of any and all other indebtednesses of Grantor to Beneficiary that now exists, or that might arise during the ensuing five years from the date hereof

Witness signature this 23rd day of September A.D. 1996

Gregory K Bynum



and the undersigned authority in and for above said county and state, this day personally appeared Gregory K Bynum presence acknowledged that he signed and delivered the above and foregoing instrument on the day, month and year therein shown as own and deed and for all purposes therein stated.

Witness my signature and the seal of my office on this 23rd day of September 1996

MY COMMISSION EXPIRES MAR. 14, 2000

Notary Public
County, Miss.

RAM-7630

Policy Continuation
Schedule _____ (Cont'd)

SCHEDULE C

(Continued)

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Return To: Real Estate Loan Services
5727 Summer Trees, Suite 5
Memphis, TN 38134